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A
H A N D - B O O K
OF
CAROLINE COUNTY,
VIRGINIA.

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SUPERVISORS OF THE COUNTY.

1907

E. R. COGHILL, CLERK OF COUNTY.

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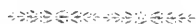
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PREFACE.



This Hand-Book of Caroline county is published through an appropriation made by the County Board of Supervisors, to meet the numerous enquiries from persons seeking homes in Virginia.

A fair exhibit of the products of the county will be found in the hall at the Exposition and inspection of them is invited.



H A N D -- B O O K

—OF—

CAROLINE COUNTY, VA.



GEOGRAPHICAL.

Caroline though generally classed as one of the Tide-water counties of the State, is in fact the dividing line between that section and middle Virginia.

It was formed in 1727 from the counties of Essex, King & Queen and King William.

It is about 30 miles long and 20 miles wide, and contains 341,430 acres of land, valued at \$1,640,996.14. Value of town lots \$134,015.00, making a total value of real estate of \$1,775,011.14. Value of personal property \$519,407.00, giving a total taxable value of \$2,294,418.14.

Caroline is bounded on the north by the Rappahannock river, (the counties of King George and Stafford being opposite,) on the south by the Pamunkey and North Anna rivers, (the county of Hanover being opposite,) on the east by the counties of Essex, King & Queen and King William, and on the west by the county of Spotsylvania.

It is drained by the Rappahannock, the Mattaponi, the North Anna and Pamunkey rivers and their tributaries, which are numerous, and is one of the best watered counties in Virginia. The various rivers and creeks give much bottom land which is very productive, and afford fine water power and mill sites.

The proportion of unimprovable land in the county will not exceed twenty acres in one thousand.

The northern boundary of the county extends to within eight miles of the town of Fredericksburg whose population is 6000, and the southern boundary to within twenty miles of Richmond the capital city of the State, whose population is over 100,000.

4 HAND-BOOK OF CAROLINE COUNTY.

Transportation facilities are unusually good, both by rail and water. The Richmond, Fredericksburg and Potomac railroad, (a section of the great Atlantic Coast Line) passes through the entire length of the county, and nearly the center of it, from north to south, with five regular freight and passenger station, viz: Guinea, Woodford's Lane, Milford, Penola and Rutherglen, besides numerous sidings, for the accommodation of its patrons. The Rappahannock river affords ample DIRECT steam transportation to Baltimore, Md. and Norfolk, Va., with CONNECTIONS for the entire Atlantic Seaboard; and sail transportation at low rates of freight to the whole Atlantic coast from Maine to Florida: while the southern portion of the county has easy access to the Chesapeake and Ohio railroad, which is a part of the Newport News and Mississippi Valley trunk line between the Seaboard and the West.

The soil of the county is easily cultivated, readily improved, and when treated in a farmer-like way, very productive. It produces winter wheat with a range of from ten to thirty bushels per acre, corn from fifteen to seventy-five bushels per acre. German and red clover grow luxuriantly on the low lands and improved uplands, and orchard grass, timothy and herds grass are grown to a large extent. The several varieties of field peas and soja beans are grown in great abundance, both as an invigorator to the soil and as a forage crop. Oats, both spring and winter, are successfully grown. In a word, all of the cereals whose habitat is near the 38th. parallel, which passes near the center of the county, abound. The chief industry in the southern and middle portions of the county is the cultivation of bright tobacco, both sun and flue cured, for which Caroline has long been famous and for which the highest prices are obtained.

Sweet and Irish potatoes are grown with a surplus for market, and all vegetable products abound. The lands along the line of the Richmond, Fredericksburg and Potomac railroad are peculiarly adapted to the trucking business, and that interest, whenever tried, has proven successful. The facilities with which the markets of Richmond, Washington, Baltimore, Philadelphia and New York can be reached (being only 12 to 16 hours from the latter) make this portion of the county an inviting and remunerative field for parties wishing to engage in this work. In the wide and productive Valley of the Rappahannock, large crops of corn, wheat, rye, clover and hay are raised. Stock farms are increasing and more attention is being paid to this industry each

year with satisfactory results.

All fruits thrive, and apples, (especially the celebrated winesap,) peaches, pears, grapes, strawberries, raspberries &c., &c., are grown, though chiefly as yet for home use. Blackberries, dewberries, huckleberries and black raspberries are abundant in the wild state.

The native stock is being improved. There are stock farms breeding successfully, Jersey, Guernsey, Red Polled and Short-horned cattle; South-down, Cotswold and Hampshiredown sheep; Berkshire and Duroc Jersey Red swine, and improved poultry.

The dairy interest is fast gaining a hold on our people, and the ready sale found for gilt edge butter in the markets of Richmond and Washington affords ample encouragement.

The climate of Caroline leaves nothing to be desired. The season during which work is suspended being only a week or more in which ice is secured. The extremes of heat and cold are rarely felt, and the seasons are generally good. There is an exceptional absence of storms, and blizzards, hurricanes and northers are unknown. The healthfulness of the county is largely insured by the abundance of pure, soft drinking water, and malarial fever is rare where any sanitary precautions are taken by individuals and there is an almost total exemption from typhoid and other dangerous fevers, so fatal in some sections.

Lumber abounds. Pine, oak, hickory, walnut, beech, and other timber is in abundance, and can be purchased in merchantable condition at the saw mills, of which there are 33 in the county, at from \$10 to \$14 1000 feet, thus affording facilities to the man of moderate means not easily found elsewhere.

Land in Caroline can be bought at prices varying from \$5 to \$40 per acre with dwellings and all necessary farm buildings. And there can be bought many old homesteads with well built and commodious dwellings, that need only the touch of enterprise and a little capital to make them among the most desirable homes to be found.

The tax rate is most reasonable, ranging approximately to sixty cents per hundred dollars of valuation, which includes school and all county levies.

The moral tone of the people is excellent as evidenced by the criminal dockets of both the County Court and those of the Justices of the Peace.

Bowling Green, the County seat, with a population of 500 is situated near the center of the county, two miles from Milford station on the

Richmond, Fredericksburg and Potomac railroad, before mentioned. It contains the county court house, four churches, a number of carriage and wagon factories, with blacksmith shops, carpenters, tanners, &c., &c. There are large male and female academies liberally patronized, which together with the primary and graded free schools, afford ample educational advantages. The CAROLINE ECHO, a widely circulated weekly newspaper devoted to the interests of the county and good government generally, is published there. The town is becoming popular as a summer residence for Richmond people, and is admirably located on a plateau that gives perfect natural drainage. It being chiefly a residential town, the houses and yards are kept in fine order and present a fresh and most inviting appearance, with wide clean streets and sidewalks, abundant shade trees and lovely flowers. There are five daily mails, and the New York morning dailies can be read at dinner.

Port Royal is situated on the Rappahannock river. It is one of the "Old Virginia" towns, and in days gone by enjoyed a large tobacco trade direct with England. Its markets are readily supplied with fish, oysters and all the delicacies salt water produces. It contains attractive residences and has several large stores and numerous churches.

Churches are numerous throughout the county and well attended, with flourishing Sunday Schools, embracing the Baptist, Methodist, Episcopal and Christian denominations. Public schools are in full operation in every portion of the county.

In thus bringing before the public the claims of Caroline county as an inviting home for those looking for a change, care has been taken to make no wild or extravagant statements. A personal inspection of our county will convince strangers that we mean what we say and that we have made no false assertions. Our people are eager for new life and enterprise and increased capital. We have a hearty welcome for all honest, intelligent and thrifty settlers and are prepared to make their coming amongst us pleasant and profitable. We claim that for men with small means at their disposal and with families growing up around them, Caroline county offers more inducements than any other section. We have a healthful climate. Cheap and productive lands, growing as wide a range of cereals, vegetables and fruits as any other portion of the country, with ample transportation to near by markets. Good educational and religious advantages. Conservative laws, low tax rates and a law abiding, moral people. We claim that a larger return for

capital and enterprise expended in our county will be realized than can be obtained elsewhere. The naturally generous soil easily cultivated, will produce more that adds to the cheapness of healthful living. The uniformity and mildness of climate render stock raising easy, with an absence of blizzards, flies, gnats and other serious draw backs to be found in the western States. Some of the most noted race horses this country has ever known, and whose descendants are even now reaping fortunes for their owners, were reared in this immediate locality.

Not only to men of limited means, looking for cheap and comfortable homes, do we offer inducements, but also to investors and speculators. Large farms can be bought readily that will pay a net rental of four to six per centum per annum, with a certainty almost of sales in the near future at a paying advance. The lands have but seldom changed owners except by inheritance, hence the titles are good and easily traced. The nearness of Caroline to the city of Washington, that is certain soon to become the richest residential city of America and the center of American civilization, is an inducement that should be well weighed. We are only two hours by rail from Washington.

The citizens of Caroline have determined to place their county in the forefront of progressiveness. We extend a cordial invitation to all seeking homes and to all seeking investments for surplus funds, to visit our county, mingle with our people and see for themselves that the statements herein contained are sober facts.

TRUCKING.

The lands on either side of the R. F. & P. R. offer peculiar attractions to investors with small capital. Besides affording numerous sites and facilities for the manufacture of the lumber product which is convenient—into building materials, wagon material, barrels and boxes, broom and other handles, shuttles, wood pulp, &c., the soil, climate and facilities of transportation should make this eventually one of the greatest truck and fruit growing sections in the country.

The railroad crosses and runs along three rivers in passing through the county. The soil on the second flat from these rivers and on the intervening ridges is of light character, which is easily worked, drains itself, is warm and dry, responds immediately to improvement, and having almost universally a stratum of clay lying within eight or twelve

inches of the surface, holds improvement, as is evidenced by the continued fertility of house and garden spots that have been cultivated for years without manure. Any farm product, fruit or vegetable, that can be raised in any State in the Union, but Florida or Louisiana, will flourish here. All varieties of small fruits have their wild or uncultivated varieties, and the native grapes have been proved by experiment to have fine wine making qualities. There have been no experiments made by experienced wine makers in this county, but as much as \$100 per acre has been realized by the sale of Concord grapes, in barrels, at the depots. And the Norton Seedling, a native variety, is sold this year at \$70 per ton to be made into wine 80 miles from the county. All foreign grapes, that have been tried, do well.

The seasons are very nearly as early as on the seaboard, and on these quick, dry soils, with railroad transportation, truckers and fruit growers can compete, with advantage, with the famed trucking regions around Norfolk. The R. F. & P. R. R. is a grand trunk Railroad connecting the transportation lines of the North with the South. It is run in connection with the great Pennsylvania Railroad of the North and the solid trains of the Atlantic Coast Line Railroad and the Seaboard Air Line Railroad pass over it. There are about twenty passenger trains passing over it daily North and South. This road runs through the center of the county from North to South for 30 miles. By fast trains, no depot in Caroline is more than two hours time from Washington, four hours from Baltimore, and fruit and vegetables may be gathered ripe in the afternoon and put into the early market in New York city, fresh the next morning.

Lands near the depot are cheap and the owners who are now "land poor" are anxious to sell part of their holdings, and to have more energetic and enterprising neighbors. Any honest and energetic Northern or Western man will be gladly welcomed, and will find good neighbors and make good friends when he gets here.

TOBACCO.

Almost every product of the soil suited to this climate grows luxuriantly in Caroline county, Va. The low rich lands along the Rappahannock, the Mattaponi and North Anna river valleys produce the cereals, especially corn, wheat and oats, almost equal to any portion of the

State. Fruits and vegetables of nearly all kinds may, with ordinary care and attention, be grown to great perfection and in great abundance. The grasses, annual and perennial, of almost every kind, suitable both for grazing and hay-making, when proper care is given to their cultivation, are most satisfactorily and profitably grown in this county. But to the growth of FINE TOBACCO is a large portion of the soil of this county more particularly and specially adapted. Nearly all classes of tobacco can be grown here successfully. There is a good deal of stiff clay land which, when properly fertilized and drained, can be made to produce a good article of large, heavy tobacco suitable for export trade, and usually known as "Shipping." "Bright" tobacco also, coal and flue cured, has been successfully raised here. The experiments of some of our planters with this class of tobacco, demonstrated beyond doubt, by the quantity raised per acre, and the prices for which it has sold, that BRIGHT TOBACCO can be profitably raised on much of the soil in this locality. But for the production of fine MANUFACTURING CHEWING TOBACCO this county yields the palm to no other locality in Virginia, nor indeed to that of any other State. This particular sweet sun cured tobacco has been for a long period the product of this county, and it has been during this whole period an acknowledged fact, by connoisseurs, that the best chewing tobacco has been manufactured from Caroline fillers. There is in this article a peculiar flavor and aromatic taste which lovers of the "weed" most delight in; and which, it is stated by competent authority, is not found in samples of similar texture and appearance grown elsewhere. The remark is often heard on the tobacco exchange in Richmond as made by buyers and manufacturers that while samples from other sections may be as fine in texture, as fancy in appearance, still they had not the "chew" of Caroline tobacco.

This character of soil producing the best chewing tobacco cannot be said, however, to occupy the whole surface of Caroline, but is largely interspersed nearly all over the county. Nature has so happily arranged it that a farm of ordinary size can scarcely be found that has not a sufficiency of its surface adapted to the cultivation of fine tobacco, and on the same farm, the balance of its surface is well suited to the growth of cereals, grapes, fruits, vegetables, etc.

The soil here best suited to fine tobacco is usually what is termed a gray soil, fine and smooth, being almost an equal mixture of sand and clay, but generally the silicious property predominating, sometimes

running as high as sixty or seventy per cent. It is usually dry, not stiff and heavy, and in fact possesses nearly all the characteristics and composition, in an eminent degree, as ascertained by experiment and analysis by competent authority, requisite for the production of the finest tobacco. The tobacco lands of this section as a general thing have about the proper undulation to prevent washing from heavy rains, and are sufficiently inclined to escape inundation or excessive and injurious saturation in long seasons of wet weather. A comparatively level surface of this character affords a great advantage in the cultivation and saving of the tobacco crop over other localities which are hilly. The land here is also easily cultivated, requiring much less team to the plow, and less strength with the hoe in the tillage of the tobacco crop than in other portions of the State having stiff, stony and hilly surfaces. For this reason an inferior class of labor most suited to the heavier operations in farming can be advantageously utilized and profitably employed, as well in the cultivation as in the saving, curing and preparation of the crop for market. The instances which have afforded the largest profits in the cultivation of this great staple have been found among the class of small farmers having half grown children, the man and the children doing the work without any hired labor. Having these local advantages, it is confidently asserted that the largest profit from the smallest acreage and least labor can more certainly be secured by the cultivation of this class of tobacco on these lands. This tobacco usually sells at a high figure, and the rate of profit is increased as the quantity of product and surface cultivated to bring a given amount is diminished. The quantity usually produced per acre varies of course with season, the preparation and tillage, the fertility of the soil, and manuring, and other circumstances which may or may not be controlled by the planter. It varies from four to five hundred pounds to fifteen or seventeen hundred pounds to the acre. The average may be put at seven or eight hundred pounds. The price also varies very largely from \$5.00 per hundred for inferior quality, and running up to \$20, \$30 and \$40 per hundred for the best. A good deal of this variation in price is owing to the handling and condition in which it is sent to market. Space will not admit in this article any attempt to give any instructions as to the proper mode of cultivation, handling and preparation for market; this can be readily learned by new settlers from reading the various essays published upon the subject, but more especially from the planters around by any who may settle here.

The planters here will ever be found kind and hospitable and ready and willing to impart all information upon the subject to all who may purchase lands or settle here.

These tobacco lands in this county can be purchased at a very low figure. Many farmers having too much land (as nearly all the old inhabitants have) would sell, in quantities to suit without improvement, at \$5 to \$10 per acre. Lumber is abundant and cheap. The necessary houses for residence and tobacco can be built very cheaply. There are also many farms of fine tobacco land well equipped with all necessary houses for tobacco that can be bought at very low figures. While these lands are superior for the growth of tobacco, they are equally well adapted to stock raising and dairying, and these different interests can be profitably combined or alternated. For manuring these lands stable and barn yard manures are generally used, supplemented by special tobacco fertilizers manufactured by reliable firms, several of which are located in the city of Richmond, only forty miles from the center of this county, through which the R. F. & P. R. R. passes. Richmond is also our tobacco market.

We have only space left to add a few results which have been achieved by planters here, and a more definite idea of prices, which are taken from actual sales of the best class of planters. Many have bought land without a dollar and paid for it all together from tobacco, and have added other farms to their possessions. One planter gave \$1500 for 300 acres of land, planted six acres in tobacco and sold crop for \$1600 net. There are many instances of planters commencing much in debt with mortgages on their property, and raising large families, who have paid their indebtedness, improved and added to their property—and all from tobacco. The following are some of the AVERAGE prices of some of the best planters taken from their account of sales made during the last three years. We have only space to state the price per hundred: \$8.50, \$9.00, \$10.50, \$11.30, \$11.50, \$11.87, \$12.00, \$12.62, \$13.00, \$13.25, \$14.00, \$14.50, \$15.23, \$19.76, \$22.00, \$18.50. But the greatest success yet achieved was made in a sale of this season; the tobacco was raised in 1905. Four acres were planted; product 3865 pounds, and sold for \$1160.17, averaging \$30 per hundred and \$290 per acre. The land was not very rich, and no manure, stable or barn yard, was applied this season; but 400 pounds of Star Brand special tobacco fertilizer was used to the acre. Three regular hands, two of them boys, were employed. In addition to the tobacco,

625 bushels of corn, some wheat and a good crop of oats were made, and some stock raised and sold.

No soil responds more promptly and generously to good cultivation and liberal fertilizing than that of Caroline county, Va.

HISTORICAL.

Having presented in the foregoing pages a brief synopsis of the material and agricultural value of our lands, the synopsis even would be incomplete with the omission of mention of a few of the men of national reputation which our County has furnished to the Republic—Among these we mention:

Edmond Pendleton was born, in this county, in 1741 and died, in Richmond, in 1803. He was President of our Court of Appeals, and of the Va. Convention of 1775 and of the succeeding Convention of 1776 which framed the State Constitution. He was a member of the House of Burgesses, was twice a member of Congress. In 1787 he was appointed President of the Convention of Va., elected to consider the Constitution of the United States, and employed his influence to obtain its adoption. In 1789 he was appointed Judge of the United States District Court for Virginia, but declined the office. He was appointed Judge of the high Court of Chancery soon after it was established; qualified in 1779, and, in consequence thereof was, ex-officio, Presiding Judge of the first Court of Appeals, until its dissolution in 1789. In the same year he was made Presiding Judge of the new Court of Appeals, and held that situation, with the approbation of all parties, until his death October 23rd., 1803. He held the first rank as a lawyer and statesman; and was particularly distinguished for the free and clearness of his thoughts, for sublimity in discrimination and dexterity of argument.

General William Woodford, a revolutionary officer of high merit, was born in Caroline. He early distinguished himself in the French and Indian wars. In 1775 upon the assembling of the Virginia troops at Williamsburg, he was appointed Colonel of the second regiment. In the military operations immediately subsequent, in that section of the State, his name is honorably mentioned in history, particularly at the battle of the Great Bridge, fought Dec. 9th., upon which occasion he had the chief command, and gained a signal victory over the enemy. He was finally promoted to the command of the first Va. Brigade, in which

station he served through the war. He was in various actions, one of which, the battle of Brandywine, he was wounded. He was made prisoner by the British in 1780 during the siege of Charleston, and taken to New York, where he died on the 13th. of November of that year, in the 46th. year of his age.

Caroline was also the birth place of Colonel John Taylor, "one of the most zealous of the Republican party," and an intimate associate of Jefferson. "He represented Virginia in the United States Senate and was distinguished among the great and good men which this ancient commonwealth has produced. He did much toward advancing the science of agriculture in his native state, and was ever forward in promoting objects conducive to the public good. As a statesman, he is perhaps better known by his *Construction Construed*; and an inquiry into the Principals of the Government of the United States, which he published in 1814. He also published several other treatises on various subjects. He died in this county, August 20th., 1824, ripe in years and honor." A county formed in now West Virginia, in the session of 1843-4 was named in his honor. Caroline has produced many other illustrious sons but space forbids even a brief biographical sketch.

Any communications desiring information, addressed to the Clerk of the Court at Bowling Green, will be referred to responsible parties for reply.

MARCH, 1907.





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